

clearly necessary and appropriate for individuals who are buying land sight unseen.

They do not make sense, however, when you try to apply them to purchases of condominiums in urban high-rise developments. Clearly, a condo in downtown Manhattan or in downtown Dallas will have access to water and emergency services, and purchasers do not need to know about the risk of soil erosion or about the presence of mobile homes within their units on the 15th floor.

Although common sense would dictate otherwise, courts have interpreted the vague statutory and regulatory language of ILSA to apply to condo purchases. While that interpretation has been disputed and discussed over the years, ILSA was rarely an issue in private condo sales until the economy collapsed in 2008; and as mentioned by Mrs. MALONEY, in facing tough financial times and underwater mortgages, many condo and co-op buyers began to use a developer's failure to comply with ILSA to void otherwise valid contracts for condo purchases and receive full refunds of their pre-cash down payments. These suits slowed the housing recovery and left many large developments in New York, Florida, and in other States unfinished or unoccupied.

We can all agree that ILSA provides vital consumer protections for land purchasers, but the law should not be used to void valid contracts because of buyer's remorse. The bill before us today provides a simple clarification to explicitly exempt condominium sales from the law's disclosure requirements. To ensure that ILSA continues to provide the highest level of consumer protection, condominium developers will still be required to comply with the law's antifraud provisions. Developers will also be required to continue complying with all State and local disclosure requirements for condominiums.

This bill, Mr. Speaker, is an easy fix to ensure that developers continue to comply with strict reporting requirements, that purchasers have the information they need to make informed decisions, and that our economic recovery remains on track.

I congratulate Mrs. MALONEY for bringing this bill to the floor, and I urge my colleagues to vote in favor of it.

Mrs. CAROLYN B. MALONEY of New York. Mr. Speaker, I have no further requests for time, and I yield back the balance of my time.

SUPPORT H.R. 2600, THE INTERSTATE LAND SALES DISCLOSURE ACT UPDATE OF 2013

DEAR COLLEAGUE: The Interstate Land Sales Disclosure Act was enacted in 1969 to protect out-of-state buyers who were sold raw, undeveloped land that was not what was advertised, and provides a right of action to rescind the contract and walk away from the deal.

Senator Harrison Williams, who introduced the original bill, noted that the land sales that ILSA was intended to address were sales of "swamps, deserts, high arid plateaus, mountains, remote valleys, and—in some

cases—actual jungles or lava beds outside the continental United States."

However, due to ambiguity in the statute, courts have ruled over the years that ILSA applies to condominiums, and developers are now required to make redundant disclosures that make no sense whatsoever when applied to condo units. For example, ILSA requires developers to disclose whether there is any soil erosion in the condo, whether the condo unit is covered by water, and information about the condo unit's oil, gas, and mineral rights.

During the economic downturn, some buyers have used ILSA to rescind otherwise valid contracts for economic reasons—an entirely unintended consequence of the law and its intent. The law now needs a technical fix to distinguish condominium sales from other types of land sales and to recognize the unique conditions under which these units are sold in today's market.

H.R. 2600 explicitly exempts condominiums from ILSA's registration requirements, but maintains ILSA's consumer protections by ensuring that condominiums are still subject to the statute's anti-fraud provisions. In addition, developers would still be required to comply with all of the normal state- and local-level disclosure requirements that apply to condo sales.

As we recover in this still fragile economy, we want to encourage, not discourage, buyers and sellers to enter into real estate deals responsibly. For these reasons, we hope that you will join us in voting for H.R. 2600 later today.

Sincerely,

CAROLYN B. MALONEY,  
Member of Congress.

JERROLD NADLER,  
Member of Congress.

Mr. MCHENRY. I yield back the balance of my time.

The SPEAKER pro tempore. The question is on the motion offered by the gentleman from North Carolina (Mr. MCHENRY) that the House suspend the rules and pass the bill, H.R. 2600.

The question was taken.

The SPEAKER pro tempore. In the opinion of the Chair, two-thirds being in the affirmative, the ayes have it.

Mr. MCHENRY. Mr. Speaker, on that I demand the yeas and nays.

The yeas and nays were ordered.

The SPEAKER pro tempore. Pursuant to clause 8 of rule XX, further proceedings on this motion will be postponed.

#### ANNOUNCEMENT BY THE SPEAKER PRO TEMPORE

The SPEAKER pro tempore. Pursuant to clause 8 of rule XX, proceedings will resume on motions to suspend the rules previously postponed.

Votes will be taken in the following order:

H.R. 1961, by the yeas and nays;

H. Res. 354, by the yeas and nays.

The first electronic vote will be conducted as a 15-minute vote. The remaining electronic vote will be conducted as a 5-minute vote.

#### FIRE-RETARDANT MATERIALS EXEMPTION EXTENSION

The SPEAKER pro tempore. The unfinished business is the vote on the mo-

tion to suspend the rules and pass the bill (H.R. 1961) to amend title 46, United States Code, to extend the exemption from the fire-retardant materials construction requirement for vessels operating within the Boundary Line, on which the yeas and nays were ordered.

The Clerk read the title of the bill.

The SPEAKER pro tempore. The question is on the motion offered by the gentleman from Wisconsin (Mr. PETRI) that the House suspend the rules and pass the bill.

The vote was taken by electronic device, and there were—yeas 280, nays 89, not voting 63, as follows:

[Roll No. 484]

YEAS—280

Aderholt	Engel	Loeb sack
Alexander	Enyart	Long
Amodei	Farenthold	Lowe y
Bachmann	Fincher	Lucas
Bachus	Fitzpatrick	Luetkemeyer
Barber	Fleischmann	Lujan Grisham
Barletta	Fleming	(NM)
Barr	Flores	Lujan, Ben Ray
Barton	Forbes	(NM)
Bass	Fortenberry	Lummis
Beatty	Fox	Lynch
Benishek	Frelinghuysen	Maffei
Bentivolio	Fudge	Maloney, Sean
Bilirakis	Gabbard	Marino
Bishop (GA)	Gallego	Masse
Bishop (NY)	Garcia	McCarthy (CA)
Bishop (UT)	Gardner	McCauley
Black	Garrett	McClintock
Blackburn	Gerlach	McCollum
Boustany	Gibbs	McDermott
Brady (PA)	Gibson	McHenry
Brady (TX)	Gohmert	McKeon
Braley (IA)	Goodlatte	McKinley
Bridenstine	Granger	McMorris
Brooks (AL)	Graves (GA)	Rodgers
Brooks (IN)	Graves (MO)	Meadows
Brown (FL)	Green, Al	Meehan
Brownley (CA)	Griffin (AR)	Messer
Bucshon	Griffith (VA)	Mica
Burgess	Guthrie	Michaud
Bustos	Hanabusa	Miller (FL)
Butterfield	Hanna	Miller, Gary
Calvert	Harper	Moran
Camp	Hartzler	Mullin
Cantor	Hastings (FL)	Murphy (PA)
Capito	Hastings (WA)	Neugebauer
Cardenas	Heck (NV)	Noem
Carson (IN)	Hensarling	Nolan
Cartwright	Hinojosa	Nugent
Castor (FL)	Holding	Nunes
Chabot	Horsford	Nunnelee
Chaffetz	Hudson	Olson
Clarke	Huizenga (MI)	Owens
Clay	Hunter	Palazzo
Cleaver	Hurt	Paulsen
Clyburn	Jackson Lee	Payne
Coble	Jenkins	Pearce
Coffman	Johnson (GA)	Perry
Cohen	Johnson (OH)	Peters (MI)
Cole	Johnson, E. B.	Peterson
Collins (GA)	Johnson, Sam	Petri
Collins (NY)	Jones	Pittenger
Conaway	Joyce	Pitts
Connolly	Kaptur	Poe (TX)
Conyers	Kelly (IL)	Pompeo
Cook	Kelly (PA)	Posey
Cramer	Kilmer	Price (GA)
Crawford	King (IA)	Price (NC)
Crenshaw	King (NY)	Rahall
Cuellar	Kinzing (IL)	Reed
Culberson	Kirkpatrick	Reichert
Daines	Kline	Renacci
Davis, Danny	Kuster	Ribble
Davis, Rodney	Labrador	Rigell
Denham	LaMalfa	Roe (TN)
Dent	Lamborn	Rogers (AL)
DeSantis	Lance	Rogers (KY)
DesJarlais	Lankford	Rogers (MI)
Diaz-Balart	Larsen (WA)	Rokita
Duckworth	Latham	Rooney
Duffy	Latta	Roskam
Duncan (SC)	Lee (CA)	Ross
Duncan (TN)	Lewis	Rothfus
Ellmers	LoBiondo	Royce

Runyan  
Ruppersberger  
Ryan (OH)  
Sanford  
Scalise  
Schock  
Schweikert  
Scott, Austin  
Scott, David  
Sensenbrenner  
Sessions  
Sewell (AL)  
Shea-Porter  
Simpson  
Sinema  
Sires  
Smith (MO)  
Smith (NE)  
Smith (NJ)  
Smith (TX)  
Southernland

Stewart  
Stivers  
Stockman  
Stutzman  
Terry  
Thompson (MS)  
Thompson (PA)  
Thornberry  
Tipton  
Tsongas  
Turner  
Upton  
Valadao  
Van Hollen  
Veasey  
Vela  
Wagner  
Walberg  
Walden  
Walorski  
Walz

Watt  
Weber (TX)  
Welch  
Wenstrup  
Westmoreland  
Whitfield  
Williams  
Wilson (FL)  
Wilson (SC)  
Wittman  
Wolf  
Womack  
Woodall  
Yarmuth  
Yoder  
Yoho  
Young (AK)  
Young (FL)  
Young (IN)

The result of the vote was announced as above recorded.

A motion to reconsider was laid on the table.

# MOMENT OF SILENCE IN REMEMBRANCE OF COLORADO FLOOD VICTIMS

(Mr. POLIS asked and was given permission to address the House for 1 minute.)

Mr. POLIS. Mr. Speaker, none of us ever want to be down here as Representatives and as a delegation talking about a disaster in our districts. But last week, Coloradans in an instant lost their homes and businesses, their hopes and dreams, and in some cases, tragically, their lives. Amid the despair and the disaster, people came together, helping dig one another out. Our sheriff's departments and the National Guard showed heroism, airlifting thousands of Coloradans to safety.

Today we mourn the tragic loss of life and the lives devastated by the floods. Among those confirmed dead: Evelyn Starner, a nurse and a mother of three; Gerry Boland, beloved grandfather, retired math teacher, and well-known basketball coach at the local high school in Lyons; Danny Davis, father of five, skilled carpenter and outdoorsman; James Bettner, Broncos fan and family man. Joseph Howlett operated Jamestown's Mercantile Cafe for 18 years, which I have been to, and was well known. Carroll "CT" White loved stock racing cars and retired from the Coors plant in Golden. Wiyanna Nelson and Wesley Quinlan, 19-year-old sweethearts. Wesley, a graduate last year of Centaurus High School in Boulder, Colorado, who was swept away trying to save his girlfriend's life when their car got stuck. And Patty Goodwine who is still missing, and we pray for her return.

I yield to the gentleman from Colorado (Mr. GARDNER).

Mr. GARDNER. In Colorado, over 2,000 homes were destroyed, over 17,000 homes were damaged, and over 200 miles of highway were washed away. The incredible work that the first responders have done, the local leaders, local elected officials, firemen, policemen, and the stories of their heroic efforts are continuing to emerge. We cannot thank them enough for the work that they have done in Colorado to save lives, to save property, and what they are doing now to rebuild their communities.

I would ask you to join us in a moment of silence in remembrance of the people who have lost their lives and for those who have forever had their lives changed.

The SPEAKER pro tempore. Members will please rise.

## HELIUM STEWARDSHIP ACT OF 2013

The SPEAKER pro tempore. Without objection, 5-minute voting will continue.

There was no objection.

The SPEAKER pro tempore. The unfinished business is the vote on the motion to suspend the rules and agree to the resolution (H. Res. 354) providing for the concurrence by the House in the Senate amendment to H.R. 527, with an amendment, on which the yeas and nays were ordered.

The Clerk read the title of the resolution.

The SPEAKER pro tempore. The question is on the motion offered by the gentleman from Washington (Mr. HASTINGS) that the House suspend the rules and agree to the resolution.

This will be a 5-minute vote.

The vote was taken by electronic device, and there were—yeas 367, nays 0, not voting 65, as follows:

[Roll No. 485]

YEAS—367

Aderholt	Crawford	Hartzler
Alexander	Crenshaw	Hastings (FL)
Amash	Crowley	Hastings (WA)
Amodei	Cuellar	Heck (NV)
Andrews	Culberson	Heck (WA)
Bachmann	Cummings	Hensarling
Bachus	Daines	Himes
Barber	Davis, Danny	Hinojosa
Barletta	Davis, Rodney	Holding
Barr	DeFazio	Holt
Barrow (GA)	Delaney	Honda
Barton	DeLauro	Horsford
Bass	DelBene	Hoyer
Beatty	Denham	Hudson
Becerra	Dent	Huelskamp
Benishek	DeSantis	Huffman
Bentivolio	DesJarlais	Huizenga (MI)
Bera (CA)	Deutch	Hunter
Bilirakis	Doggett	Hurt
Bishop (GA)	Doyle	Israel
Bishop (NY)	Duckworth	Jackson Lee
Bishop (UT)	Duffy	Jeffries
Black	Duncan (SC)	Jenkins
Blackburn	Duncan (TN)	Johnson (GA)
Blumenauer	Edwards	Johnson (OH)
Bonamici	Ellison	Johnson, E. B.
Boustany	Ellmers	Johnson, Sam
Brady (PA)	Engel	Jones
Brady (TX)	Enyart	Joyce
Braley (IA)	Eshoo	Kaptur
Bridenstine	Esty	Kelly (IL)
Brooks (AL)	Farenthold	Kelly (PA)
Brooks (IN)	Farr	Kennedy
Brown (GA)	Fattah	Kildee
Brown (FL)	Fincher	Klimer
Brownley (CA)	Fitzpatrick	King (IA)
Bucshon	Fleischmann	King (NY)
Burgess	Fleming	Kinzinger (IL)
Bustos	Flores	Kirkpatrick
Butterfield	Forbes	Kline
Calvert	Fortenberry	Kuster
Camp	Fox	Labrador
Capito	Frelinghuysen	LaMalfa
Capps	Fudge	Lamborn
Cárdenas	Gabbard	Lance
Carney	Gallego	Langevin
Carson (IN)	Garamendi	Lankford
Cartwright	Garcia	Larsen (WA)
Castor (FL)	Gardner	Larson (CT)
Castro (TX)	Garrett	Latham
Chabot	Gerlach	Latta
Chaffetz	Gibbs	Lee (CA)
Cicilline	Gibson	Levin
Clarke	Gohmert	Lewis
Clay	Goodlatte	LoBiondo
Cleaver	Granger	Loeb
Clyburn	Graves (GA)	Loeb
Coble	Graves (MO)	Lofgren
Coffman	Grayson	Long
Cohen	Green, Al	Lowenthal
Cole	Green, Gene	Lowe
Collins (GA)	Griffin (AR)	Lucas
Collins (NY)	Griffith (VA)	Luetkemeyer
Conaway	Guthrie	Lujan Grisham
Connolly	Gutiérrez	(NM)
Conyers	Hahn	Luján, Ben Ray
Cook	Hanabusa	(NM)
Cooper	Hanna	Lummis
Courtney	Harper	Lynch
Cramer	Harris	Maffei

## NAYS—89

Amash	Green, Gene	Negrete McLeod
Andrews	Gutiérrez	O'Rourke
Barrow (GA)	Hahn	Pascarella
Becerra	Harris	Pingree (ME)
Bera (CA)	Heck (WA)	Pocan
Blumenauer	Himes	Polis
Bonamici	Holt	Quigley
Brown (GA)	Honda	Rangel
Capps	Hoyer	Rice (SC)
Carney	Huelskamp	Roybal-Allard
Castro (TX)	Huffman	Ruiz
Cicilline	Israel	Sánchez, Linda
Cooper	Jeffries	T.
Courtney	Kennedy	Schakowsky
Crowley	Kildee	Schneider
Cummings	Langevin	Schrader
DeFazio	Larson (CT)	Scott (VA)
Delaney	Levin	Serrano
DeLauro	Lofgren	Sherman
DelBene	Lowenthal	Slaughter
Deutch	Maloney,	Smith (WA)
Doggett	Carolyn	Speier
Doyle	Matheson	Swalwell (CA)
Edwards	Matsui	Takano
Ellison	McGovern	Thompson (CA)
Eshoo	McIntyre	Titus
Esty	McNerney	Tonko
Farr	Miller, George	Vargas
Fattah	Murphy (FL)	Waters
Garamendi	Nadler	
Grayson	Napolitano	

## NOT VOTING—63

Buchanan	Hultgren	Roby
Campbell	Issa	Rohrabacher
Capuano	Jordan	Ros-Lehtinen
Carter	Keating	Rush
Cassidy	Kind	Ryan (WI)
Chu	Kingston	Salmon
Costa	Lipinski	Sanchez, Loretta
Cotton	Marchant	Sarbanes
Davis (CA)	McCarthy (NY)	Schiff
DeGette	Meeks	Schwartz
Dingell	Meng	Shimkus
Foster	Miller (MI)	Shuster
Frankel (FL)	Moore	Tiberi
Franks (AZ)	Mulvaney	Tierney
Gingrey (GA)	Neal	Velázquez
Gosar	Pallone	Visclosky
Gowdy	Pastor (AZ)	Wasserman
Grijalva	Pelosi	Schultz
Grimm	Perlmutter	Waxman
Hall	Peters (CA)	Webster (FL)
Herrera Beutler	Radel	
Higgins	Richmond	

□ 1855

Messrs. COOPER, GENE GREEN of Texas, MCNERNEY, JEFFRIES, QUIGLEY, Ms. HAHN, Messrs. HUELSKAMP and POLIS changed their vote from "yea" to "nay."

Ms. MCCOLLUM, Ms. KELLY of Illinois, Messrs. CLEAVER, DAVID SCOTT of Georgia, Ms. KAPTUR, Messrs. DANNY K. DAVIS of Illinois, GALLEG0, MORAN, LEWIS, and BUTTERFIELD changed their vote from "nay" to "yea."

So (two-thirds being in the affirmative) the rules were suspended and the bill was passed.